



# TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2018 PAY 2019

State Form 56059 (R2 / 5-18)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Ripley  
Jurisdiction Town of Osgood  
Allocation Code ~~T16171~~ T69171  
Allocation Area Name Osgood Business Park

Form Prepared By:  
Name Amber May  
Unit/Company Ripley County Auditor's Office  
Telephone Number 812-689-6311  
E-mail Address amay@ripleycounty.com

1) 2017 Pay 2018 Base Assessed Value of Allocation Area	<u>2,270,926</u>	
2) 2017 Pay 2018 Incremental Assessed Value of Allocation Area	<u>(390,226)</u>	
3) 2017 Pay 2018 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$1,880,700</u>
4) 2018 Pay 2019 Net Assessed Value of Allocation Area	<u>1,940,700</u>	
5) 2018 Pay 2019 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>0</u>	
6) 2018 Pay 2019 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>	
7) 2018 Pay 2019 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>0</u>	
8) Estimated Assessed Value Decrease Due to 2018 Pay 2019 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2018 Pay 2019 Adjusted Net Assessed Value of Allocation Area		<u>\$1,940,700</u>
10) 2018 Pay 2019 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>1.03190</u>
11) 2018 Pay 2019 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$2,343,369</u>
12) 2018 Pay 2019 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>(\$402,669)</u>
13) Estimated 2018 Pay 2019 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>1.8989</u>
14) Estimated 2018 Pay 2019 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>(\$7,646)</u>
15) Actual 2017 Pay 2018 Tax Rate for the Allocation Area		<u>0</u>

2018 PAY 2019 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

1.03190

I, William Lee Wagner Auditor, of Ripley County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 8/1/18

County Auditor (Signature)

County Auditor (Printed)

## DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

Date (month, day, year) 8/2/18



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2018 PAY 2019  
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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County 69 - Ripley  
Jurisdiction Batesville Civil City  
Allocation Code T69022  
Allocation Area Name Wood-Mizer Allocation Area

Form Prepared By:  
Name Condel Bowen  
Unit/Company Reedy Financial Group  
Telephone Number (317) 820-3440  
E-mail Address cbowen@ReedyFinancialGroup.com

1) 2017 Pay 2018 Base Assessed Value of Allocation Area	<u>0</u>	
2) 2017 Pay 2018 Incremental Assessed Value of Allocation Area	<u>4,617,000</u>	
3) 2017 Pay 2018 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$4,617,000</u>
4) 2018 Pay 2019 Net Assessed Value of Allocation Area	<u>4,801,100</u>	
5) 2018 Pay 2019 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>0</u>	
6) 2018 Pay 2019 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>	
7) 2018 Pay 2019 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>0</u>	
8) Estimated Assessed Value Decrease Due to 2018 Pay 2019 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2018 Pay 2019 Adjusted Net Assessed Value of Allocation Area		<u>\$4,801,100</u>
10) 2018 Pay 2019 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>1.03987</u>
11) 2018 Pay 2019 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$0</u>
12) 2018 Pay 2019 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$4,801,100</u>
13) Estimated 2018 Pay 2019 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>1.2943</u>
14) Estimated 2018 Pay 2019 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>\$62,141</u>
15) Actual 2017 Pay 2018 Tax Rate for the Allocation Area		<u>1.2943</u>

2018 PAY 2019 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

1.03987

I, Bill Wagner Auditor, of Ripley County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 7/26/2018

William Lee Wagner  
County Auditor (Signature)

William Lee Wagner  
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE  
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name \_\_\_\_\_

The base assessed value adjustment as certified above, is approved by the Department of Local Government Finance.

William Lee Wagner  
Commissioner, Department of Local Government Finance

8/2/18  
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2018 PAY 2019  
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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County 69 - Ripley  
Jurisdiction Batesville Civil City  
Allocation Code T69031  
Allocation Area Name Batesville 1-74 Allocation Area

Form Prepared By:  
Name Condel Bowen  
Unit/Company Reedy Financial Group  
Telephone Number (317) 820-3440  
E-mail Address cbowen@ReedyFinancialGroup.com

1) 2017 Pay 2018 Base Assessed Value of Allocation Area	<u>25,338,829</u>	
2) 2017 Pay 2018 Incremental Assessed Value of Allocation Area	<u>2,418,163</u>	
3) 2017 Pay 2018 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$27,756,992</u>
4) 2018 Pay 2019 Net Assessed Value of Allocation Area	<u>28,326,819</u>	
5) 2018 Pay 2019 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>143,400</u>	
6) 2018 Pay 2019 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>	
7) 2018 Pay 2019 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>208,029</u>	
8) Estimated Assessed Value Decrease Due to 2018 Pay 2019 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2018 Pay 2019 Adjusted Net Assessed Value of Allocation Area		<u>\$27,975,390</u>
10) 2018 Pay 2019 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>1.00787</u>
11) 2018 Pay 2019 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$25,538,246</u>
12) 2018 Pay 2019 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$2,788,573</u>
13) Estimated 2018 Pay 2019 Tax Rate for the Allocation Area (Round to Four Decimal Places)	<u>1.9618</u>	
14) Estimated 2018 Pay 2019 Incremental Tax Revenue ((Line 12/100) * Line 13)	<u>\$54,706</u>	
15) Actual 2017 Pay 2018 Tax Rate for the Allocation Area	<u>1.9618</u>	
2018 PAY 2019 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		<u>1.00787</u>

I, Bill Wagner Auditor, of Ripley County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 7/31/2018

County Auditor (Signature)

County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE  
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

Date (month, day, year)



**TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2018 PAY 2019**  
State Form 56059 (R2 / 5-18)  
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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County 69 - Ripley  
Jurisdiction Batesville Civil City  
Allocation Code T69032  
Allocation Area Name GE Allocation Area

Form Prepared By:  
Name Condel Bowen  
Unit/Company Reedy Financial Group  
Telephone Number (317) 820-3440  
E-mail Address cbowen@ReedyFinancialGroup.com

1) 2017 Pay 2018 Base Assessed Value of Allocation Area	<u>9,692,409</u>	
2) 2017 Pay 2018 Incremental Assessed Value of Allocation Area	<u>100,391</u>	
3) 2017 Pay 2018 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$9,792,800</u>
4) 2018 Pay 2019 Net Assessed Value of Allocation Area	<u>13,559,500</u>	
5) 2018 Pay 2019 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>3,766,700</u>	
6) 2018 Pay 2019 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>	
7) 2018 Pay 2019 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>0</u>	
8) Estimated Assessed Value Decrease Due to 2018 Pay 2019 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2018 Pay 2019 Adjusted Net Assessed Value of Allocation Area		<u>\$9,792,800</u>
10) 2018 Pay 2019 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>1.00000</u>
11) 2018 Pay 2019 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$9,692,409</u>
12) 2018 Pay 2019 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$3,867,091</u>
13) Estimated 2018 Pay 2019 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>1.629</u>
14) Estimated 2018 Pay 2019 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>\$62,995</u>
15) Actual 2017 Pay 2018 Tax Rate for the Allocation Area		<u>1.629</u>

2018 PAY 2019 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

1.00000

I, Bill Wagner Auditor, of Ripley County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 7/26/2018

William Lee Wagner  
County Auditor (Signature)

William Lee Wagner  
County Auditor (Printed)

**DEPARTMENT OF LOCAL GOVERNMENT FINANCE  
CERTIFICATION OF TIF BASE NEUTRALIZATION**

Allocation Area Name \_\_\_\_\_

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

William Lee Wagner  
Commissioner, Department of Local Government Finance

8/2/18  
Date (month, day, year)



# TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2018 PAY 2019

State Form 56059 (R2 / 5-18)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County 69 - Ripley  
Jurisdiction Batesville Civil City  
Allocation Code T69200  
Allocation Area Name Expanded Batesville 1-74 EDA

Form Prepared By:  
Name Condel Bowen  
Unit/Company Reedy Financial Group  
Telephone Number (317) 820-3440  
E-mail Address cbowen@ReedyFinancialGroup.com

1) 2017 Pay 2018 Base Assessed Value of Allocation Area	<u>25,896,445</u>
2) 2017 Pay 2018 Incremental Assessed Value of Allocation Area	<u>0</u>
3) 2017 Pay 2018 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)	<u>\$25,896,445</u>
4) 2018 Pay 2019 Net Assessed Value of Allocation Area	<u>26,644,680</u>
5) 2018 Pay 2019 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>1,011,125</u>
6) 2018 Pay 2019 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>
7) 2018 Pay 2019 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>734,590</u>
8) Estimated Assessed Value Decrease Due to 2018 Pay 2019 Appeals Settlements in Allocation Area	<u>382,400</u>
9) 2018 Pay 2019 Adjusted Net Assessed Value of Allocation Area	<u>\$24,516,565</u>
10) 2018 Pay 2019 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	<u>0.94672</u>
11) 2018 Pay 2019 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	<u>\$24,516,682</u>
12) 2018 Pay 2019 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	<u>\$2,127,998</u>
13) Estimated 2018 Pay 2019 Tax Rate for the Allocation Area (Round to Four Decimal Places)	<u>1.6284</u>
14) Estimated 2018 Pay 2019 Incremental Tax Revenue ((Line 12/100) * Line 13)	<u>\$34,652</u>
15) Actual 2017 Pay 2018 Tax Rate for the Allocation Area	<u>1.6284</u>

2018 PAY 2019 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

0.94672

I, Bill Wagner Auditor, of Ripley County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 7/31/2018

County Auditor *William Lee Wagner*

County Auditor (Printed) William Lee Wagner

## DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name \_\_\_\_\_

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance *William Lee Wagner*

Date (month, day, year) 8/2/18